



Jorge O. Elorza
Mayor

Zoning Board of Review

PUBLIC NOTICE
CITY OF PROVIDENCE
ZONING BOARD OF REVIEW
444 WESTMINSTER STREET (2ND FLOOR)
PROVIDENCE, RHODE ISLAND 02903-3206

Notice is hereby given that the Zoning Board of Review will be in session in the **First Floor Conference Room at the Mayor Joseph A. Doorley Municipal Building located at 444 Westminster Street, Providence, Rhode Island on Tuesday, June 9, 2015 at 5:30 P.M.** when all persons interested will be heard for or against the granting of the following applications pursuant to Section 1703 of the Zoning Ordinance:

LOS ANDES, LLC: 903-915 Chalkstone Avenue, also known as Lots 434 and 437 on the Tax Assessor's Plat 117, located in a Neighborhood Commercial C-1 Zone; filed an application requesting a **DIMENSIONAL VARIANCE** seeking relief from Section 1201 - Table 12-1 in accordance with Section 1902, to expand the existing restaurant to over 3,500 square feet of gross floor area. The lots in question together contain approximately 10,428 square feet of land area.

GOGRI N GOGRI, LLC: 395 Admiral Street, also known as Lots 8 and 646 on the Tax Assessor's Plat 70, located in a General Commercial C-2 Zone; filed an application requesting a **DIMENSIONAL VARIANCE** seeking relief from Section 1607(E) in accordance with Section 1902, in the proposed installation of a new freestanding sign at the Admiral Street frontage that would measure 11'6" x 6' supported by two (2) poles. The proposed height of the freestanding sign measured from grade to peak height would be 16'6". Regulations governing signs in a C-2 district restrict sign height to 15 feet. Maximum sign area is restricted to 20 square feet, proposed is 69 square feet. The lots in question together contain approximately 56,208 square feet of land area.

ONE FINANCIAL HOLDINGS, LLC/MERITAGE PROPERTIES, OWNER AND iHEART MEDIA & ENTERTAINMENT, INC., APPLICANT: One Financial Plaza (a/k/a 2-40 Exchange St. & 24 Kennedy Plaza), further known as Lot 5 on the Tax Assessor's Plat 20, located in a D-1 Downtown District and within the DD Downcity Overlay District; filed an application requesting a **SPECIAL USE PERMIT** pursuant to Section 1201-Table 12-1, in accordance with Section 1901, and further, relief from Section 2002, a **DIMENSIONAL VARIANCE** in accordance with Section 1902, to increase the height of an existing rooftop telecommunications antenna by 15 feet. The applicant seeks relief from the height restriction in this D-1 district, which is 300 feet; the existing antenna sits at 425 feet above grade; the proposed height of the existing antenna would be raised to 440 feet above grade, which is 52 above the rooftop. The lot in question contains approximately 23,774 square feet of land area.

On May 5, 2015, the Board continued the following matter for hearing:

PROVIDENCE RESCUE MISSION: 127 Daboll Street, also known as Lot 52 on the Tax Assessor's Plat 44, located in a Residential R-3 Three-Family Zone, filed an application requesting a USE VARIANCE seeking relief from Article 12 - Section 1201, Use Matrix Table 12-1, to change the use of the existing building from rooming/boarding to a transitional shelter. The applicant seeks relief from regulations governing permitted uses; whereby, transitional shelters are not permitted within an R-3 district and a DIMENSIONAL VARIANCE for relief from the parking requirement pursuant to Article 14 - Section 1402, Table 14-1, which requires one (1) parking space per four (4) beds, subject plans indicate sixteen (16) beds requiring four (4) parking spaces; three (3) parking spaces would be provided; therefore, there is a shortfall of one (1) parking space. The lot in question contains approximately 4,000 square feet of land area.

THIS MEETING MAY BE CONTINUED FROM DAY TO DAY AND TIME TO TIME AT THE DISCRETION OF THE ZONING BOARD OF REVIEW.

THIS MEETING IS ACCESSIBLE TO ALL PERSONS. INDIVIDUALS REQUESTING INTERPRETER SERVICES MUST NOTIFY THE OFFICE OF NEIGHBORHOOD SERVICES AT (401) 421-7768, 48 HOURS IN ADVANCE OF THE HEARING DATE.

ESTA REUNION PUEDE SER CONTINUADA EN CUALQUIER MOMENTO BAJO LA DISCRECTION DE LA JUNTA DE REVISIONES DE ZONA.

LA INFORMACION DE ESTA REUNION ESTA DISPONIBLE PARA TODAS LAS PERSONAS E INDIVIDUOS QUE REQUIERAN SERVICIOS DE INTERPRETE, LLAME A LA OFICINA DE SERVICIOS VECINDALES AL (401) 421-7768, POR LO MEMOS 48 HORAS ANTES DE SU FECHA DE JUICIO.

PETER D. CARNEVALE, SECRETARY

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FREE PARKING AVAILABLE AT BUILDING ACCESSIBLE FROM GREENE STREET